

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
49		WILBUR AVE, ARLINGTON

## OWNERSHIP

Owner 1:	CIANO CHRISTOPHER			
Owner 2:				
Owner 3:				
Street 1:	49 WILBUR AVE			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02476		Type:	

## PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Cntry		
Postal:			

## NARRATIVE DESCRIPTION

This parcel contains .093 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1958, having primarily Vinyl Exterior and 1720 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

[illegible]

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4043.000	227,700	400	378,900	607,000
Total Card	0.093	227,700	400	378,900	607,000
Total Parcel	0.093	227,700	400	378,900	607,000
Source: Market Adj Cost		Total Value per SQ unit /Card:		352.91	/Parcel: 352.9

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	227,700	400	4,043.	378,900	607,000		Year end	12/23/2021
2021	101	FV	219,900	400	4,043.	378,900	599,200		Year End Roll	12/10/2020
2020	101	FV	219,900	400	4,043.	378,900	599,200	599,200	Year End Roll	12/18/2019
2019	101	FV	187,100	400	4,043.	373,500	561,000	561,000	Year End Roll	1/3/2019
2018	101	FV	188,800	400	4,043.	286,900	476,100	476,100	Year End Roll	12/20/2017
2017	101	FV	188,800	400	4,043.	270,600	459,800	459,800	Year End Roll	1/3/2017
2016	101	FV	188,800	400	4,043.	249,000	438,200	438,200	Year End	1/4/2016
2015	101	FV	177,100	400	4,043.	232,800	410,300	410,300	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

## ACTIVITY INFORMATION

Date	Result	By	Name
7/21/2018	Inspected	PH	Patrick H
6/15/2018	MEAS&NOTICE	BS	Barbara S
10/24/2008	Meas/Inspect	345	PATRIOT
2/15/2000	Inspected	276	PATRIOT
1/6/2000	Mailer Sent		
12/22/1999	Measured	276	PATRIOT
7/19/1993		MF	

**Sign:** VERIFICATION OF VISIT NOT DATA      \_\_/\_\_/\_\_

Total AC/HA:	0.09281	Total SF/SM:	4043	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON		Total:	378,902	Spl Credit		Total:	378,900
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